



SR 316 Bundle 1 Design-Build Project

P.I. 0010352 & P.I. 0013910

Marlo L. Clowers, P.E., DBIA, PMP

Alternative Delivery Program Manager

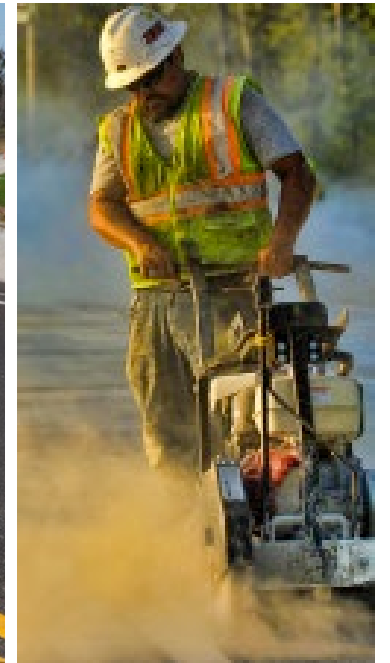
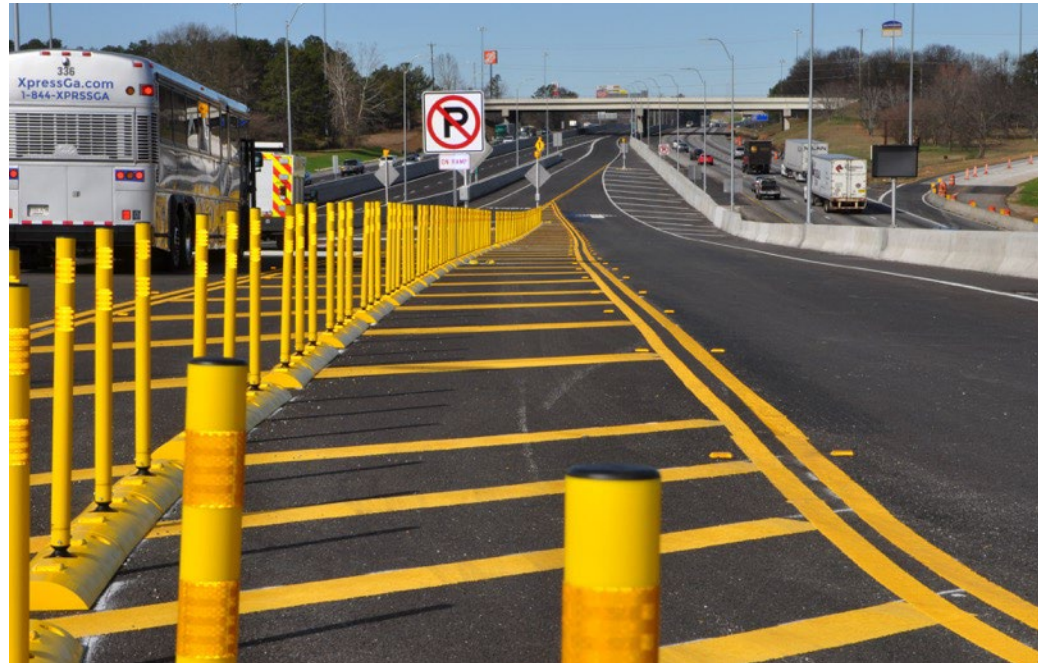
Iheanachor Njoku, MS C. Eng.

P3 Project Manager

Karen Oaks, GCPA

P3 Procurement Program Manager

Wednesday, May 3, 2023



Disclaimer Statement

During this Industry Forum, Georgia DOT will provide information about the project's delivery goals, anticipated scope, anticipated Design-Build procurement process, and potential risks.

This is a recorded presentation. **Any information provided by Georgia DOT shall be considered as informational only and is subject to change.**

Agenda

- **Design-Build Overview** – Marlo Clowers, Alternative Delivery Program Manager
- **SR 316 Bundle 1 Design-Build Project Overview** – ‘Achor Njoku, P3 Project Manager
 - SR 316 at SR 211/Bethlehem Road (P.I. 0010352)
 - SR 316 at CR 329/Barber Creek Road (P.I. 0013910)
- **Procurement Overview** – Karen Oaks, P3 Procurement Program Manager

Design-Build Overview

Marlo L. Clowers. P.E., DBIA, PMP

Alternative Delivery Program Manager



Design-Build Overview

Design-Build

- Combines preconstruction-related services with construction services into one contract.
- Allows the contractor to participate in the project's design in an effort to improve communications, expedite project delivery, and reduce costs.

Governed by:

- 23 Code of Federal Regulations (CFR) Part 636
- Georgia Code Section 32-2-81 (Enacted 2004)
- Georgia Rules and Regulations Chapter 672-18 (Adopted 2006 and 2013)

Upcoming Design-Build Projects

Project	PI Number(s)	County	Anticipated Selection Method	Letting
I-16 Frontage Road	0019452	Bryan	Two-Phase, Low Bid (shortlist)	June 2023
FY 23 Interstate ITS and Connected Vehicles	0019550	Multiple	Two-Phase, Low Bid (shortlist)	July 2023
US 280 Widening	0016618	Bryan	One Phase, Low Bid	August 2023
I-20 at CR-249/Old Mill Road Interchange	0018361	Morgan	Best Value	October 2023
FY 24 Interstate ITS and Connected Vehicles	0019551	Multiple	Two-Phase, Low Bid (shortlist)	October 2023
SR 316 @ SR 211 & SR 316 @ Barber Creek Rd	0010352, 0013910	Barrow	Best Value	December 2023
I-75 at Bethlehem Road Interchange	0017182	Henry	TBD	Q2 2024
I-16 at Old Cuyler Road Interchange	0019451	Bryan	TBD	Q3 2024
SR 316 @ Jimmy Daniel Rd, SR 316 @ Virgil Langford & SR 316 @ Oconee Connector	0013767, 0013768, 0013769	Oconee	TBD	Q3 2024
SR 316 @ Carl - Bethlehem Rd & SR 316 @ Kilcrease Rd	0013902, 0013903	Barrow	TBD	Q4 2024
SR 42 at NS Bridge Replacement	0013955	Henry	TBD	FY 25
SR 25 @ Darien River Bridge Replacement	0013599	McIntosh	TBD	Q1 2025

SR 316 Bundle 1 Design-Build Project

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P.I. 0013910

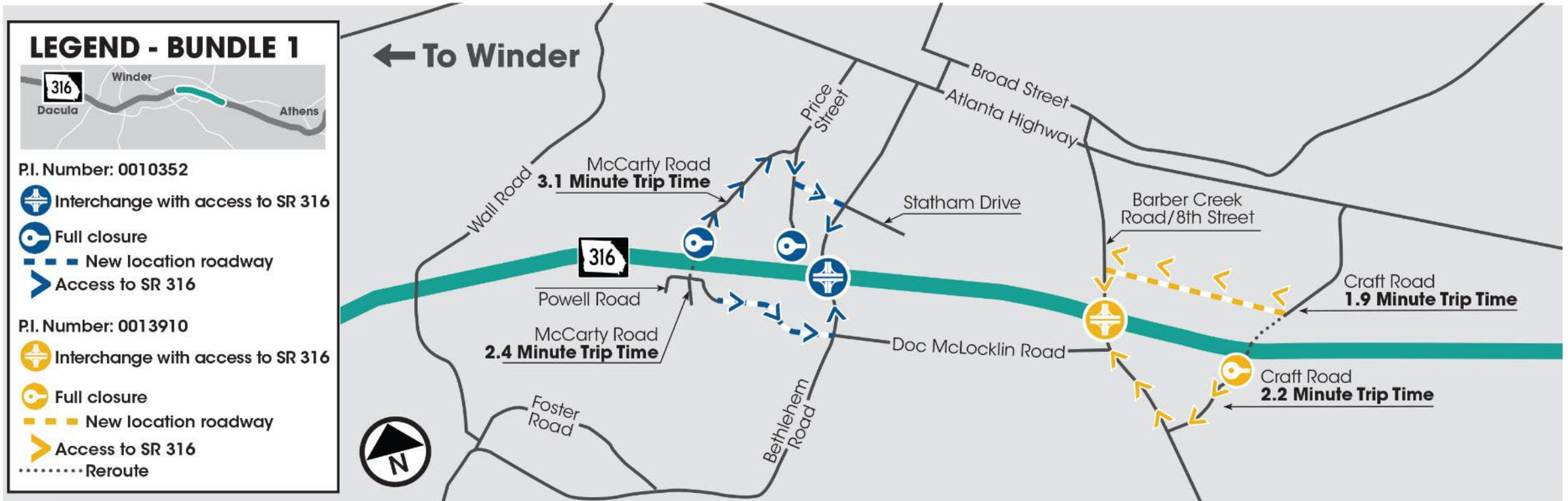
'Achor Njoku, MS C. Eng.

P3 Project Manager



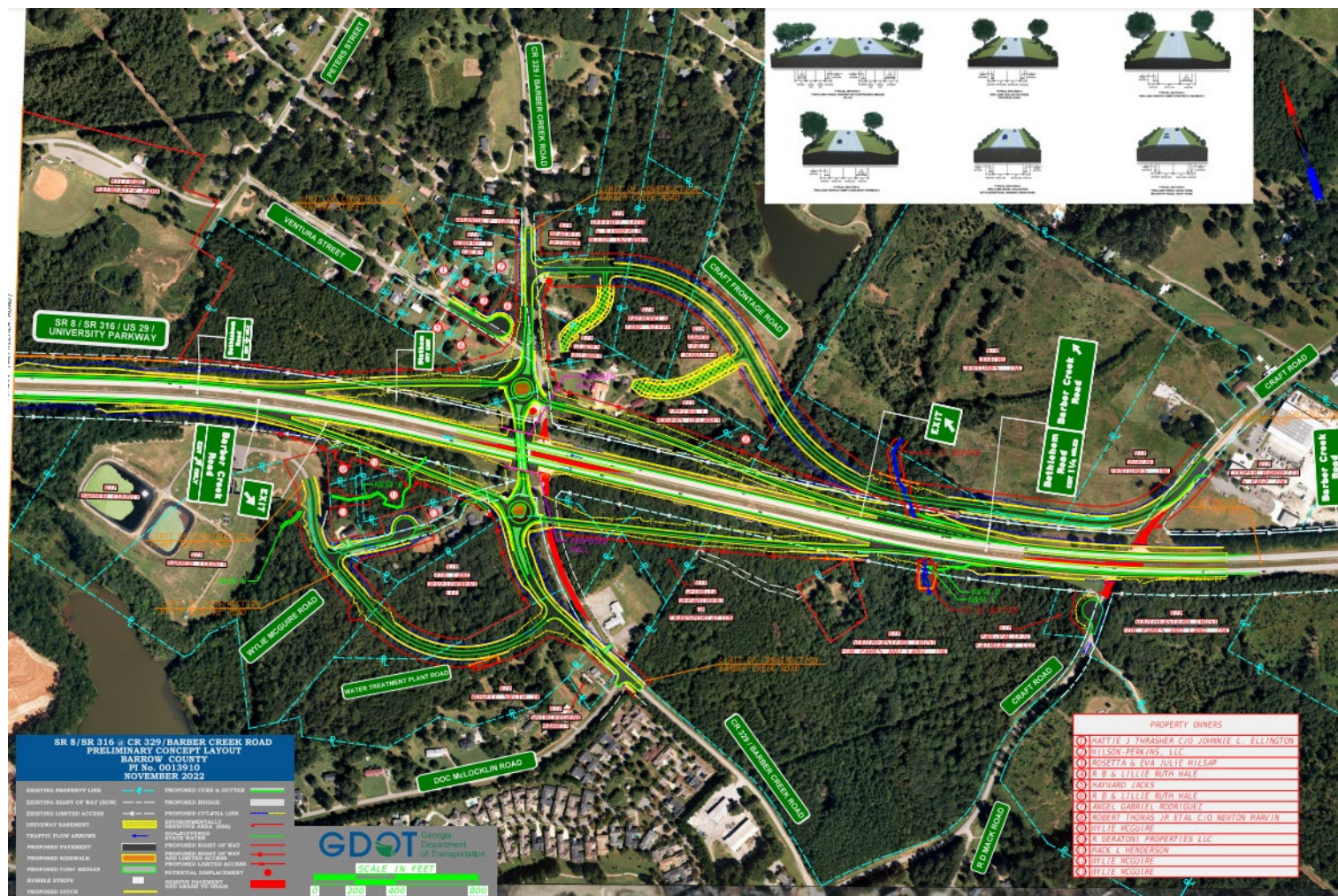
Overview & Location of Projects

- A grade-separated diamond interchange at SR 211/Bethlehem Road, including a single-lane roundabout at each exit/entrance ramp
- A grade-separated diamond interchange at CR 329/Barber Creek Road
- Access changes at McCarty and Craft roads



Project Website: <https://0010352-sr316us29atsr211-gdot.hub.arcgis.com/>
View the latest concept display under the **Project Resources** section.

P.I. 0013910 – Concept Design



Concept design subject to change.

Project Website: <https://0013910-sr316atcr329barbercreekroad-gdot.hub.arcgis.com/>
View the latest concept display under the **Project Resources** section.

Design-Builder Roles and Responsibilities

- Design and construction
- Schedule development and management
- Maintenance of traffic control and construction signage
- Permit and mitigation costs
- Utility coordination
- Stakeholder coordination (as needed)
- Completion of the project within a specified timeline (defined in RFP)

Georgia DOT Roles and Responsibilities

- Submittal review by Georgia DOT/GEC
- Environmental studies and NEPA approval along with any re-evaluations by GDOT/GEC
- Media relations by Georgia DOT
- Construction Oversight by Georgia DOT/GEC
 - Material Testing will be provided by OMAT
 - CEI performed by Georgia DOT's Office of Alternative Delivery (OAD)/GEC. CEI consultant may not be a Prime consultant or an Engineer of Record on any Design-Builder team.

Risks and Mitigation Strategies

Risk	Mitigations for RFP
Environmental	<ul style="list-style-type: none"> • Final NEPA approval anticipated Q4 2023 • Re-eval anticipated during post-let
Utilities	<ul style="list-style-type: none"> • Multiple utility adjustments are anticipated • SUE QL-B information will be included in the RFP • Executed MOUs will be included with RFP
Right-of-Way	<ul style="list-style-type: none"> • A date certain for ROW access will be provided in the RFP • All ROW to be acquired by GDOT
DE/DV	<ul style="list-style-type: none"> • To be provided in RFP

Risks and Mitigation Strategies

Risk	Mitigations for RFP
Geotechnical	<ul style="list-style-type: none"> • Boring logs will be provided with the RFP
Local Outreach	<ul style="list-style-type: none"> • Early and ongoing coordination with stakeholders
Cost Estimate	<ul style="list-style-type: none"> • Continue to monitor industry trends
Overall Contract Duration	<ul style="list-style-type: none"> • Established in RFP • Critical Path Method Schedule is required

Procurement Overview

Karen Oaks, GCPA

P3 Procurement Program Manager



Procurement Method

- Two-Phase Best Value
- Technical proposals will be reviewed on a pass/fail basis, then evaluated and assigned points by a Technical Review Committee
- Price proposals developed based on the advertised RFP
- Apparent Successful Proposer shall be the Responsive, Shortlisted Proposer who submits the highest Best Value Score, which adds the weighted Technical Proposal score and the weighted Price Proposal score, as set forth in the advertised RFP

Tentative Procurement Schedule

ACTIVITY	Anticipated Date
✓ PNA Advertisement	04/06/2023
✓ Industry Forum	05/03/2023
One-one-One Meetings	05/04/2023 – 05/05/2023
Advertise RFQ	05/26/2023
SOQ Submission Deadline	06/22/2023
Issue Notice to Finalist	07/14/2023
Advertise RFP	07/21/2023
Receive Proposals	11/16/2023
Letting/Announce Successful Bidder	12/15/2023

Anticipated Area Classes for Lead Design Consultant

Number	Area Class
3.05	Urban Interstate Highway Design

Anticipated Area Classes for Design-Builder Members

NUMBER	AREA CLASS
1.06 (a)	NEPA Documentation
1.06 (b)	History
1.06 (c)	Air Studies
1.06 (d)	Noise Studies
1.06 (e)	Ecology
1.06 (f)	Archaeology
1.06(g)	Freshwater Aquatic Surveys
1.06(h)	Bat Surveys
1.07	Attitude, Opinion, and Community Value Studies
3.02	Urban Roadway Design
3.04	Rural Interstate Highway Design
3.09	Traffic Control Systems Analysis, Design & Implementation
3.10	Utility Coordination

NUMBER	AREA CLASS
3.12	Hydraulic and Hydrological Studies (Roadway)
3.15	Highway Lighting and Outdoor Lighting
4.01 (a)	Minor Bridge Design
5.01	Land Surveying
5.02	Engineering Surveying
5.08	Overhead/Subsurface Utility Engineering (SUE)
6.01 (a)	Soil Survey Studies
6.02	Bridge Foundation Studies
9.01	Erosion, Sedimentation and Pollution Control Plan (ESPCP) Preparation
9.02	Rainfall and Runoff Reporting
9.03	Field Inspections for Compliance of Erosion and Sedimentation Control Device Installations

The background image shows a construction site. On the left, there is a concrete bridge structure with a metal truss roof. A large crane is positioned behind the bridge, extending towards the top right. In the foreground, there are concrete retaining walls. The background is filled with green trees. A teal color overlay covers the entire image. On the right side, there is a large white geometric shape, resembling a stylized arrow or a triangle pointing right.

RFQ Overview

SOQ Evaluation Criteria

- SOQ Evaluation Criteria (Shortlist)
 - Statements of Qualifications (SOQ) will be reviewed for responsiveness, then evaluated by a Technical Review Committee.
 - Proposers that are deemed responsive and have been shortlisted may submit a price and technical proposal in response to the RFP in accordance with criteria included in the Design-Build Manual.

SOQ Evaluation Criteria – Key Personnel

- RFQ Required/Key Personnel
 - Lead Contractor Project Manager
 - Lead Design Consultant Project Manager
 - Contractor Superintendent
 - Quality Control Manager
 - Engineer of Record

RFQ Evaluation Criteria

Experience and Qualifications

- Personnel Evaluation: Lead Contractor Project Manager
- Personnel Evaluation: Lead Design Consultant Project Manager
- Personnel Evaluation: Other Personnel
- Firm Evaluation: Lead Contractor
- Firm Evaluation: Lead Design Consultant

Suitability and Past Performance

- Team Evaluation: Apparent Suitability to Provide Services for the Project

Required Information – RFQ Phase (1/3)

- Lead Contractor/Lead Design Consultant basic company information
- Lead Contractor Certificate of Qualifications
- Lead Design Consultant and subconsultants Notice of Professional Consultant Qualifications
- Matrix listing proposer's Georgia DOT Prequalified Area Classes
 - Respondent's team must have an identified team member that is prequalified for each of the previous GDOT Prequalified Area Classes
- Required Exhibit
 - Certification Form for Lead Contractor
 - Certification Form for Lead Design Consultant

Required Information – RFQ Phase (2/3)

- Statement of Disclosure (Conflict of Interest)
- Organizational Chart and Narrative
- Letters regarding financial capacity of Respondent, Lead Contractor, and/or Lead Design Consultant
- Signed Certificate and Acknowledgement Form

Required Information – RFQ Phase (3/3)

- Industrial Safety Record
- Key Personnel experience and qualifications
 - 10 years industry experience for each Key Personnel position and should include at least three years of experience in the same or similar role for projects of similar size and complexity as the Project.
- Lead Contractor experience and qualifications
 - At least three construction projects delivered using Alternative Delivery and/or Design-Bid-Build projects which collectively demonstrate similar size, function, complexity, scope of the project, project understanding and Design-Build approach.
- Lead Design Consultant experience and qualifications
 - At least three design projects delivered using Alternative Delivery and/or Design-Bid-Build contracting that demonstrate similar size, function, complexity and/or scope of the project.

The background image shows a construction site. On the left, there is a concrete bridge structure under construction, with a crane visible in the distance. On the right, there is a stone wall or retaining wall. The entire image is overlaid with a teal color. A large white geometric shape, resembling a stylized arrow or a large 'V', points from the top right towards the center of the image.

RFP Overview

RFP Process

- Multiple volumes
 - Instructions to Proposers
 - Design-Build Agreement
 - Technical Provisions
- Proposer feedback
 - During RFP Phase
 - Question and Response
- Proposal packages will include an administrative information submittal, technical proposal, and a price proposal to include firm-fixed pricing secured by a proposal bond
- ATCs will be accepted
- Georgia DOT plans to provide a Stipulated Fee to responsive proposers not selected for award

Alternative Technical Concepts (ATC)

- Proposers on Best Value procurements may submit ATCs
- Confidentiality will be maintained throughout RFP process
- One-on-one meetings will be held
- Accepted ATCs will be approved on a proposer-specific basis

Anticipated Stipulated Fee

Table 4-1 of the Design-Build Manual:

Design-Build Contract Value	Best Value	Two Phase Low Bid (with Shortlist)	Two Phase Low Bid (all qualified)	One Phase Low Bid
≥\$50 M	0.2% Minimum 0.2% Recommended	0.1% Minimum 0.2% Recommended	0% Minimum 0.1% Recommended	No Stipulated Fee
<\$50 M	0.2% Minimum 0.4% Recommended	0.1% Minimum 0.2% Recommended	0% Minimum 0.1% Recommended	No Stipulated Fee

Stipulated Fee: \$190,000

Stipulated Fee Requirements

- In exchange for a Stipulated Fee, Proposers must turn over to Georgia DOT all project-related information collected and prepared during the preparation of the price and technical proposals.
- This may include, but is not limited to:
 - Approved Alternative Technical Concepts (ATCs)
 - Revised plan layouts
 - Geotechnical data
 - CAD files
 - Detailed project schedule
 - Record of correspondence with agencies
- This information will be provided to the awarded Design-Builder.
- Georgia DOT will also have the ability to include approved ATCs from unsuccessful Proposers into the awarded Design-Builder's contract to obtain additional value or cost savings for Georgia DOT.

Procurement Schedule and Method

ACTIVITY	DATE
RFQ Advertisement	05/26/2023
Receive SOQs	06/22/2023
Notify Shortlist Firms	07/14/2023
Issue RFPs	07/21/2023
Receive Proposals	11/16/2023
Letting/Announce Successful Bidder	12/15/2023

Best Value	
Technical Proposal	200
Price Proposal	800
Total Points Possible	1,000

Anticipated RFP Best Value Selection Criteria

Technical Proposal – 200 points

Criteria	Score
Schedule Efficiency – Substantial Completion (Adjectival)	50
Schedule Efficiency – Substantial Completion (Numerical)	75
Approach to Stakeholder Involvement and Public Information and Communications Plan (Adjectival)	25
Approach to Construction Staging and Traffic Management (Adjectival)	50
Total Points	200

Questions?

During project procurement, all proposer questions shall be submitted to Georgia DOT via email:

SR316-Bundle1@dot.ga.gov

References:

Georgia DOT Design-Build Web Page

<https://www.dot.ga.gov/GDOT/pages/DesignBuild.aspx>

Georgia DOT Design-Build SharePoint Site

<http://mydocs.dot.ga.gov/info/designbuild/default.aspx>

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For Viewing